

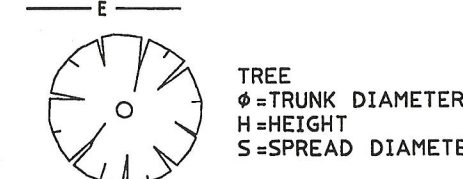


NOTES

- A BASIC BOUNDARY SURVEY HAS BEEN UNDERTAKEN SUITABLE FOR COUNCIL DA SUBMISSION (TITLE DIMENSIONS ONLY) - BOUNDARY DEFINITION IS SUBJECT TO FURTHER SURVEY.
- IF CONSTRUCTION ON OR NEAR BOUNDARIES IS REQUIRED IT IS RECOMMENDED THAT THE BOUNDARIES OF THE LAND BE MARKED.
- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF JOANNE GREEN LANDSCAPE DESIGN PTY LTD.
- RELATIONSHIP OF IMPROVEMENTS TO BOUNDARIES IS DIAGRAMMATIC ONLY. WHERE OFFSETS ARE CRITICAL THEY SHOULD BE CONFIRMED BY FURTHER SURVEY.
- EXCEPT WHERE SHOWN BY DIMENSION LOCATION OF DETAIL WITH RESPECT TO BOUNDARIES IS INDICATIVE ONLY.
- ONLY VISIBLE SERVICES HAVE BEEN LOCATED. UNDERGROUND SERVICES HAVE NOT BEEN LOCATED. DIAL BEFORE YOU DIG SERVICES (99 1900) SHOULD BE USED AND A FULL UTILITY INVESTIGATION, INCLUDING A UTILITY LOCATION SURVEY, SHOULD BE UNDERTAKEN BEFORE CARRYING OUT ANY CONSTRUCTION ACTIVITY IN OR NEAR THE SURVEYED AREA.
- SEWER MAIN PLOTTED FROM STONEY WATER SEWER DIAGRAM. LOCATION SHOULD BE MARKED ON SITE IF CRITICAL.
- CRITICAL SPOT LEVELS SHOULD BE CONFIRMED WITH SURVEYOR.
- THIS PLAN IS ONLY TO BE USED FOR THE PURPOSE OF DESIGNING NEW CONSTRUCTIONS FOR LANDSCAPING.
- CONTOURS SHOWN DEPICT THE TOPOGRAPHY. THEY DO NOT REPRESENT THE EXACT LEVEL AT ANY PARTICULAR POINT. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION.
- CONTOUR INTERVAL - 0.5 metre. SPOT LEVELS SHOULD BE ADOPTED.
- POSITION OF RIDGE LINES ARE DIAGRAMMATIC ONLY (NOT TO SCALE).
- THE INFORMATION IS ONLY TO BE USED AT A SCALE ACCURACY OF 1:100.
- DO NOT SCALE OFF THIS PLAN / FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALED READINGS.
- COPYRIGHT © CHS SURVEYORS 2013.
- NO PART OF THIS SURVEY MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM OR TRANSMITTED IN ANY FORM, WITHOUT THE WRITTEN PERMISSION OF THE COPYRIGHT OWNER EXCEPT AS PERMITTED BY THE COPYRIGHT ACT 1968.
- ANY PERMITTED DOWNLOADING, ELECTRONIC STORAGE, DISPLAY, PRINT, COPY OR REPRODUCTION OF THIS SURVEY SHOULD CONTAIN NO ALTERATION OR ADDITION TO THE ORIGINAL SURVEY.
- THIS NOTICE MUST NOT BE ERASED.

LEGEND:

- BAL = BALCONY
- BIT = BITUMEN
- BLD = EXTERNAL BUILDING
- BW = BOTTOM OF WALL
- CL = CENTRELINE
- CON = CONCRETE
- DIN = DRAIN
- FCE = FENCE
- FL = FLOOR LEVEL
- GAR = GARAGE
- GAS = GAS METER
- GFL = GARAGE FLOOR LEVEL
- GRT = GRATE
- INC = INCLINATOR
- JET = JETTY
- HL = WINDOW HOOD LEVEL
- LAN = LANDING LEVEL
- NS = NATURAL SURFACE
- PAY = PAVING
- PL = POOL
- REND = RENDERED
- RET = RETAINING
- RF = TOP OF ROOF
- RR = ROOF RIDGE
- SL = WINDOW SILL LEVEL
- SMH = SEWER MANHOLE
- STR = STEPS
- TBK = TOP OF BANK
- TEL = TELSTRA
- TFCE = TOP OF FENCE
- TG = TOP OF GUTTER
- TKB = TOP OF KERB
- TR = TREE
- TRK = TOP OF ROCK
- TW = TOP OF WALL
- VER = VERANDAH
- W = WATER LID
- WM = WATER METER
- E = ELECTRICITY



HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PH-60568
R.L. 21.860 (ACC.3)
SOURCE: S.C.I.M.S. (1/10/03)

1 FIRST ISSUE 12/08/13

CLIENT:
JOANNE GREEN LANDSCAPE DESIGN PTY LTD
10D PONDEROSA PARADE
WARRIWOOD NSW 2102

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 1 IN D.P.344054
No.4 CABARITA ROAD
AVALON NSW 2107

C.M.S. Surveyors
Pty Limited

ACN: 096 240 201
PO Box 463 Dee Why
NSW 2099
1/32 Campbell Avenue,
Dee Why NSW 2099
Telephone: (02) 9971 4802
Facsimile: (02) 9971 4822
E-mail: info@cmsurveyors.com.au

LGA: PITTWATER		SHEET 1 OF 1	
SURVEYED	LOJ	DRAWN	CJR
CHECKED	LOJ	CHECKED	LOJ
APPROVED	GS	APPROVED	GS
SURVEY INSTRUCTION	11912	SCALE	1:100 @ A0
DRAWING NAME	11912detail		
CAD FILE	11912detail Ldwg		
ISSUE	1		

TITLE INDICATES THAT LOT 1 IN D.P.344054 IS SUBJECT TO:
-RESERVATIONS AND CONDITIONS IN THE CROWN GRANTS)
-ROADWIDENING RIGHT OF WAY APPURTENANT TO THE LAND ABOVE DESCRIBED
AFFECTING THE LAND SHOWN SO BURENED IN VOL 528 FOL 58